

Notice of Exemption

To:

Office of Planning and Research
For U.S. Mail:
P.O. Box 3044
Sacramento, CA 95812-3044

From:

Department of Fish and Wildlife
South Coast Region
3883 Ruffin Road
San Diego, CA 92123



Street Address:

1400 Tenth Street
Sacramento, CA 95814

Project Title: V1 Ranch (Lake or Streambed Alteration Agreement No. 1600-2020-0150-R5)

Project Location: The project is located in an unincorporated portion of San Diego County; Latitude 33.89786, Longitude -117.97243; Section 2, Township 10 south, Range 01 east, United States Geological Survey 7.5-minute map Palomar Observatory quadrangle; Assessor Parcel Number 134-050-22-00.

Project Description: The California Department of Fish and Wildlife has executed Lake and Streambed Alteration Agreement number 1600-2020-0150-R5, pursuant to Section 1602 of the Fish and Game Code to V1 Ranch, LLC.

Between March 2016 and November 2016, unauthorized impacts to the West Fork of the San Luis Rey River occurred when a pond was excavated upstream of an existing at-grade stream crossing without submitting Notification of Lake or Streambed Alteration to CDFW pursuant to Fish and Game Code section 1602. Portions of the excavated material were placed over the at-grade stream crossing, which widened and raised the crossing.

The project consists of remediation of the unauthorized pond and enlarged crossing to return the area to pre-project elevations and contours. The six culverts that were installed within the elevated road will be removed, and the elevated road material will be redistributed within the pond area. The project also includes improvements to the at-grade stream crossing by widening it from pre-unauthorized activities to a 12-foot wide at-grade stream crossing. The at-grade stream crossing will incorporate below-grade stream armoring consisting of un-grouted rip-rap and associated geotextile fabric.

The project will impact up to 1.32 acres of stream bed, bank, channel, and associated riparian/wetland vegetation. Permanent impacts to stream areas are limited to the installation of the at-grade road crossing and associated rip-rap armoring (0.13 acre). Temporary impacts of up to 1.19 acres include 1.10 acres of habitat restoration at the pond area and 0.09-acre area of incidental impacts surrounding the habitat restoration area. The 0.13 acre of permanent impacts and the 1.10 acres of unauthorized stream impacts will be mitigated through the purchase of 1.23 credits at a CDFW-approved mitigation bank. Impacted stream areas outside of the new armored at-grade stream crossing will be restored with native vegetation according to an approved habitat restoration plan.

Public Agency Approving Project: California Department of Fish and Wildlife

Person or Public Agency Carrying Out Project: V1 Ranch, LLC

Exempt Status:

- Statutory Exemption.
- Categorical Exemption. Type – Class 4; California Code of Regulations, title 14, section 15304

Reasons why project is exempt: The project consists of minor alterations to land.

CDFW Contact Person: Kevin Hupf (Senior Environmental Scientist, Specialist) (858) 467-4223

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1/19/2022

Signature: _____ Date: _____

Erinn Wilson-Olgin, Environmental Program Manager

Date received for filing at OPR: _____